



Tanger
BRANSON

LOYAL GUESTS. UNBEATABLE VALUE.

TANGER BRANSON



Outlet shopping in one of America's top vacation destinations

Branson is known as the "Live Entertainment Capital of the World" with over 100 live attractions and shows annually. Tanger Branson is located within a day's drive of 25% of the U.S. population and draws over 74% of visitors from beyond 50 miles.

ADDRESS

300 Tanger Blvd.,
Branson, MO 65616

330K SF

Open-air shopping
destination

75+ BRANDS

Top fashion and
lifestyle retailers

MAJOR CITIES

Springfield, MO (40 mi)

MSA POPULATION

57,518 – Branson, MO

TOURIST HUB

7.2 million visitors to
Branson, MO



Bath & Body Works®

Prime location

Ideally positioned along Highway 76, also known as the 'Strip' in Branson. This bustling area is a hub for entertainment, shopping, and dining.



50,000+ cars
pass by per day on
surrounding roadways¹



Nearest Major Airport
Branson Airport
8 miles south of the center

¹Includes surrounding roadways that may not be visible on aerial



BRANSON, MO RANKINGS

Top Motor Coach Destination
of the Decade

Byways Magazine

#3 Trending Destinations in the
U.S.

TripAdvisor

#14 Top Affordable Family
Vacations

U.S. News & World Report



TOURIST HUB

7.2 Million Annual Visitors to
Branson, MO

\$1.5 Billion Visitor Spending

3 Area Lakes

100 Live Shows / **56K** Seats

45 Music Theatres

13 Golf Courses



PROXIMITY TO MARKET DESTINATIONS

Adjacent to major attractions
**within the Branson Theatre
District** including Aquarium at
the Boardwalk and Dolly
Parton's Stampede

4 miles from Silver Dollar City,
an 1800s-themed award-
winning amusement park



SCENIC TRI-LAKES AREA

**Located in the heart of the
Ozark Mountains** with a variety
of outdoor and recreational
activities

Activities include fishing,
boating, parasailing, jet-skiing,
and swimming

Demographics

TRADE AREA

3.2M
2023 Population

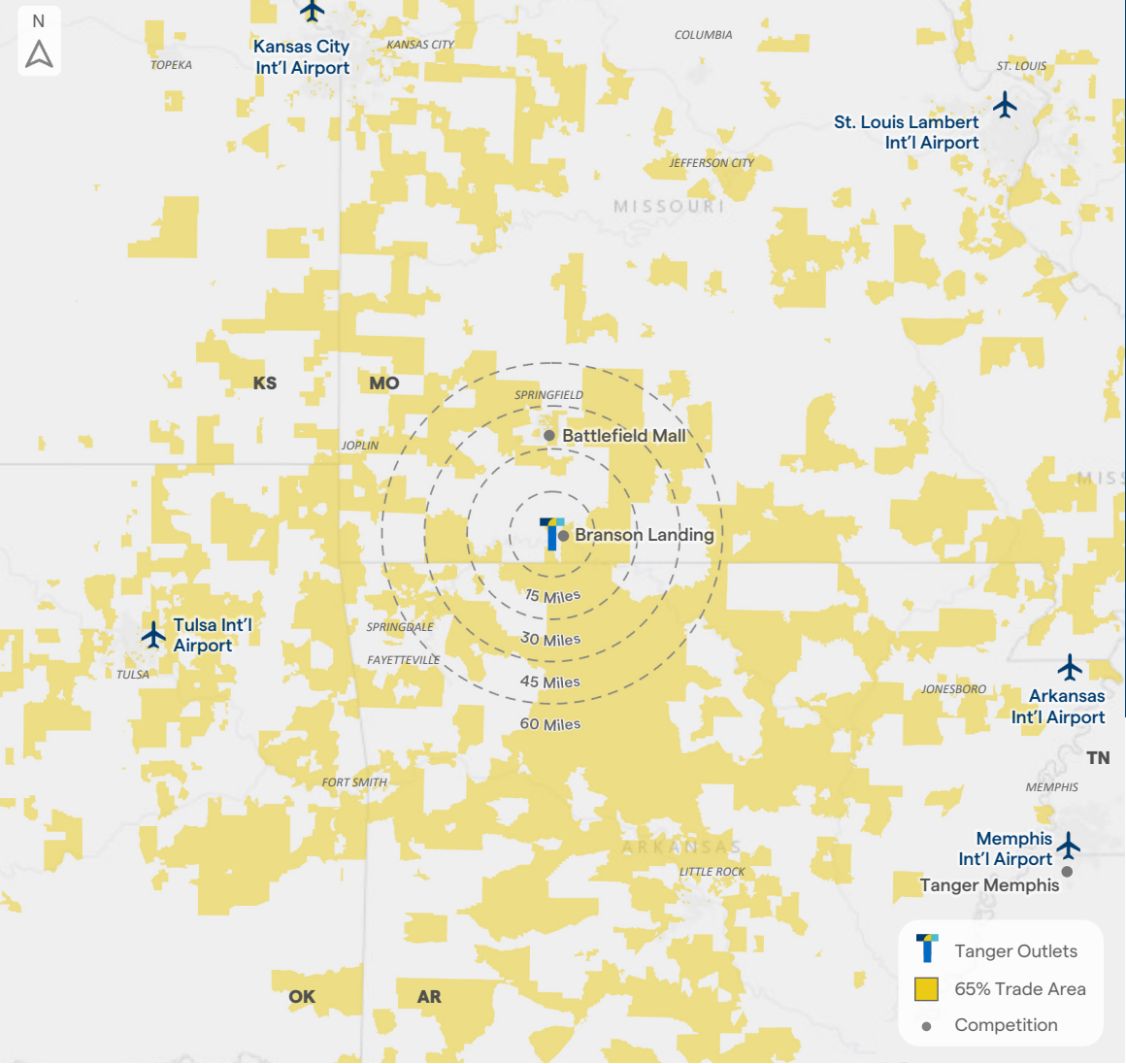
1.1%
2023-2028 Population Growth Rate
U.S. 1.5%

40.8
Median Age
U.S. 39.0

\$90K
Average Household Income
U.S. \$106K

| | Trade Area | 15 Miles | 30 Miles | 45 Miles | Branson, MO MSA |
|-----------------------|------------|----------|----------|----------|-----------------|
| 2023 Population | 3,151,308 | 78,665 | 224,212 | 647,563 | 57,518 |
| 2023-2028 Pop. Growth | 1.1% | 1.4% | 1.9% | 1.8% | 1.8% |
| Households | 1,228,297 | 32,672 | 89,715 | 266,572 | 23,190 |
| Avg. HH Income | \$89,921 | \$80,323 | \$83,413 | \$80,429 | \$76,450 |
| Median Age | 40.8 | 46.3 | 42.8 | 40.8 | 42.3 |

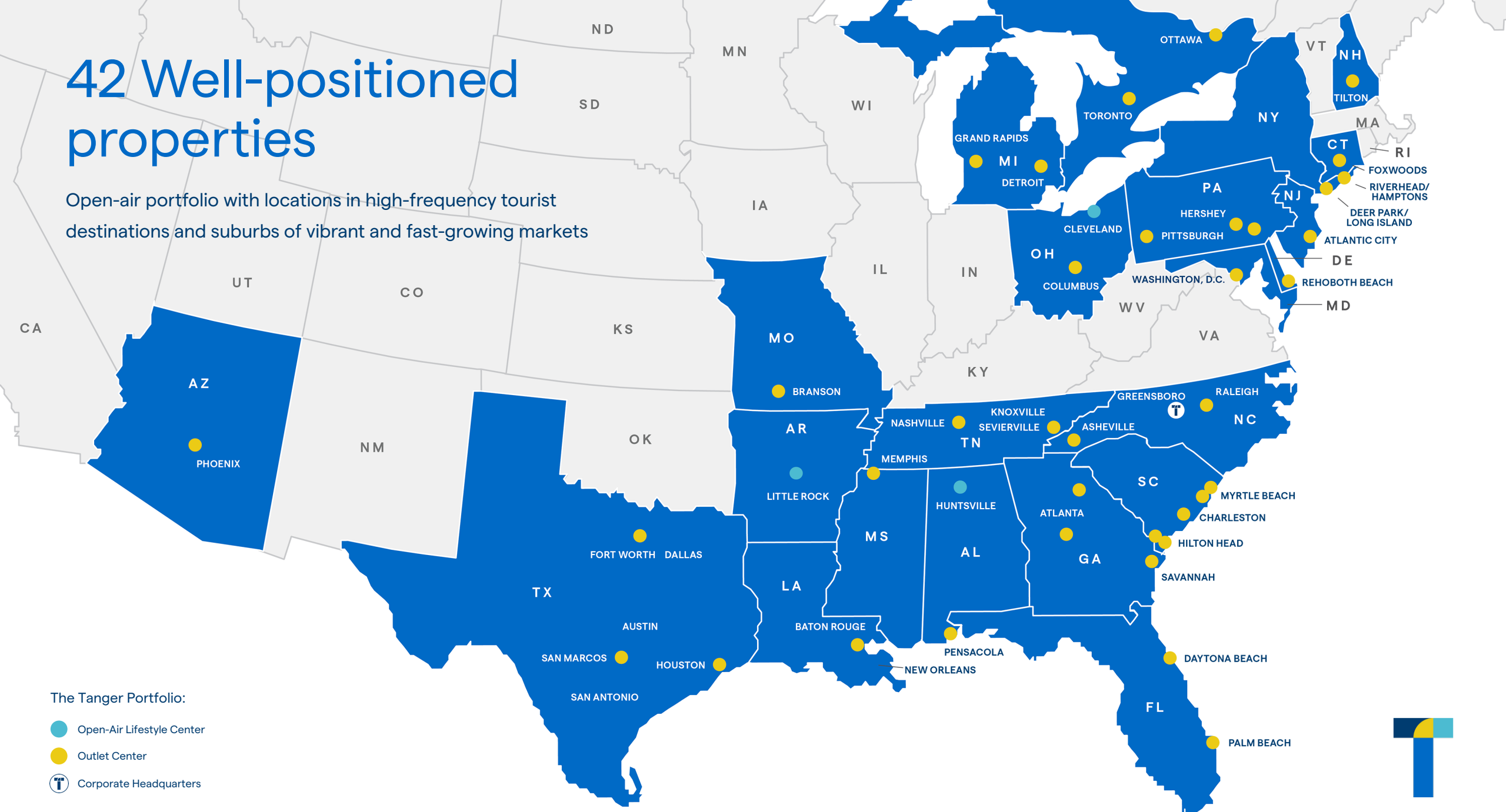
Sources: 2023 Alexander Babbage Trade Areas, 2023 ESRI Demographics



| Market Retail | DISTANCE (Miles) | DRIVE TIME (Minutes) |
|------------------|------------------|----------------------|
| Branson Landing | 3 | 12 |
| Battlefield Mall | 36 | 46 |

Open-air portfolio with locations in high-frequency tourist destinations and suburbs of vibrant and fast-growing markets

Open-air portfolio with locations in high-frequency tourist destinations and suburbs of vibrant and fast-growing markets



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Tanger[®]